

AMENITIES

A REMARKABLE SETTING

- Capistrano is located in the exclusive *Covenant Hills Village*, a masterplan community of *Ladera Ranch*
- Access to the *Covenant Hills Clubhouse* and all *Ladera Ranch* amenities
- Guard gated entrance to the *Covenant Hills Village*

DISTINGUISHED EXTERIOR HIGHLIGHTS

- Nine architecturally diverse exteriors, each professionally color coordinated
- Charming interior courtyards, architectural balconies, covered porches and decks (vary per residence)
- Enchanting architectural themes including *San Juan Capistrano Rustic Craftsman*, *Colonial* and *Spanish*
- Handsome cultured stone, stucco, siding and brick (vary per residence)
- Charming entry porches and front balconies (on select elevations)
- Privacy block wall with wood access gate
- Impressive raised panel 8 foot fiber/glass entry doors with quality *Baldwin®* oil rubbed bronze hardware
- Energy-efficient dual glazed high definition *Anderson®* vinyl and wood windows
- Beautiful *Anderson®* french doors
- Long lasting concrete tile and composition shingle roofs selected to complement color schemes
- Convenient 2 & 3-car tandem garages with direct home access
- Durable 23 gauge insulated steel carriage roll-up garage doors with garage door opener and two remote transmitters
- Weatherproof exterior electrical outlet and barbecue gas stub for outdoor dining
- High quality post-tension concrete foundations
- Finished garages

HANDSOME INTERIOR APPOINTMENTS

- Three uniquely inviting and elegant designs addressing today's most desirable preferences for the contemporary family
- Handsome 48 inch or 42 inch wood burning fireplaces with precast surrounds in *Family Rooms* and *Living Rooms*, with gas log lighter
- Technologically innovative pre-wiring for data, phone and media throughout each home
- Thoughtfully engineered interior *Laundry Rooms* with ceramic tile countertops and sinks
- Style-enhancing rounded interior wall corners
- Strategically located smoke detectors
- Fire sprinkler system throughout, each home
- Elegantly crafted staircase with maple hand rail and posts, paint grade balusters and skirt and kick boards
- Stately 8 foot interior solid core doors with *Baldwin®* hardware
- Custom enameled 5 inch base molding and 2 7/8 inch window and door casings
- Rocker light switches throughout home
- Recessed lighting in a variety of locations

INSPIRED KITCHEN DESIGN

- Professionally designed gourmet kitchens with large food preparation areas, granite countertops, European white thermo foil cabinetry with laminate interiors and 2" bin recycle center with adjustable shelves and European style concealed hinges
- Butler's pantries with granite countertops
- Stainless Steel *Asko®*/*Wolf®* appliances including:
 - 48 inch *Wolf®* gourmet range with double oven
 - *Asko®* *Energy Star®* dishwasher
 - *Wolf®* 24 inch built-in microwave
 - Gourmet hood

TRUE UNDERMOUNT DUAL KOHLER® SINKS WITH KOHLER® FAUCET AND HEAVY DUTY INSULATOR GARBAGE DISPOSAL

- Conveniently pre-plumbed for automatic ice maker (Refrigerator location)
- Convenient fully shelved pantries

MASTER SUITE PRIVILEGES

- Handsomely designed, adult-height cabinets
- His and hers dual *Kohler®* *Leighton* lavatories with distinctive widespread *Kohler®* *Revival* faucets
- Opulent oval *Kohler®* *Revival* soaking tubs with ceramic tile surround
- Separate shower with full-height tile and *Kohler®* *Revival* faucets
- Frameless 3/8 inch clear glass shower enclosure
- Separate, private *Kohler®* *Leighton* water closet

DESIGN ENHANCING 6 INCH X 6 INCH CERAMIC TILE COUNTERTOPS

- Spacious walk-in closet with chrome poles
- Impressive 8 foot solid core entry door for enhanced privacy

360° LIVING GREEN PROGRAM

- *Amana®* air conditioning with night setback thermostat
- *Energy Star®* dishwasher
- Low formaldehyde insulation
- Low VOC green seal paint used throughout your home
- Dual glazed *Anderson®* 200 Series windows throughout
- Copper and cast iron plumbing
- Low flow water fixtures
- Efficient 75 gallon hot water heater with recirculation pump
- Water softener
- Power-saving fluorescent lighting
- Front and rear elevations facing the west have solarshade components to shade all windows of primary rooms
- Natural cross ventilation

110 volt electrical outlet in every garage for electric vehicle

- Water based wood finishes
- All homes meet **ENERGY STAR®** California requirements (20% over California Title 24 Requirements)